

**GRANT OF EASEMENT
For**

Project Name

THIS EASEMENT, executed this _____ day of _____, 20____,
by _____
with offices at _____,
(hereinafter referred to as the "GRANTOR"), the VILLAGE OF WELLINGTON, a
municipal corporation, and the ACME IMPROVEMENT DISTRICT, a dependent special
district thereof, having their principal place of business at 12300 Forest Hill Boulevard,
Wellington, Florida 33414 (hereinafter referred to as "GRANTEE").

WITNESSETH:

GRANTOR, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations, as well as for the undertakings by the GRANTEE as hereinafter provided, the receipt and sufficiency of which is hereby acknowledged, has and by these presents does hereby grant and convey to GRANTEE an EXCLUSIVE EASEMENT for the purposes of installing and maintaining potable water distribution and/or wastewater/sewage collection systems on, in, over, and under the following described real property attached hereto and incorporated herein as Exhibit "A".

Said EXCLUSIVE EASEMENT shall be used by GRANTEE for access to, and further for use by GRANTEE for the construction, operation, and maintenance of a wastewater/sewage collection system, and/or the construction, operation and maintenance of a potable water distribution system, and removal of the equipment, pipes, mains, pumps, lift stations, and machinery from time to time placed on or under said exclusive easement, and to excavate ditches or trenches for the location and placement of such wastewater/sewage collection system, and/or such potable water distribution system as may be necessary for the construction, operation, and maintenance of such system or either system, and any lateral or necessary connection lines, pipes, or mains.

The GRANTOR, its successors and assigns, shall not plant any plants (other than grass) or build any structure in the exclusive easement area unless approved by GRANTEE. The GRANTOR, its successors, and assigns shall be responsible for maintaining all grass and all other permitted plans and structures within the easement without recourse to the GRANTEE.

GRANTOR does hereby fully warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever claimed by, through, or under it, that it has good right and lawful authority to grant the above-described exclusive easement, and that the same is unencumbered. Where the context of this Easement Agreement allows or permits, the same shall include the successors or assigns of the parties.

GRANTOR agrees to provide for the execution of a joiner and non-disturbance agreement by any and mortgages or lienors of mortgages or liens encumbering this easement.

This Exclusive Easement shall be binding upon and shall inure to the benefit of the respective parties, their successors or assigns and grantees.

This Exclusive Easement shall be governed by the laws of the State of Florida as now and hereafter in force.

The venue of any litigation arising out of this Agreement shall be exclusively in Palm Beach County, Florida.

IN WITNESS WHEREOF, the undersigned has signed and sealed this document on the day and year first above written.

Signed, sealed and delivered in the presence of:

Witnesses:

Signature – Witness 1

Print Name – Witness 1

Signature – Witness 2

Print name – Witness 2

By: _____
Signature

Print Name & Title

(Individual Acknowledgement)

STATE OF _____
COUNTY OF _____

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid to take acknowledgements, the foregoing instrument was acknowledged before me by _____ as Grantor herein who is personally known to me or have produced _____ as identification.

WITNESS my hand and official seal this ____ day of _____, 20____.

Notary Public
My Commission Expires:

(Corporate Acknowledgement)

STATE OF _____
COUNTY OF _____

I HEREBY CERTIFY that on this day, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments appeared _____ as _____ of _____, a _____ corporation, who is personally known to me to be the person described in and who executed the foregoing instrument, who acknowledged before me that they executed the same on behalf of the corporation, who produced their drivers' licenses as identification.

WITNESS my hand and official seal this day of _____, 20____.

Notary Public, State Of Florida
My Commission expires: